



Howard Planning and Zoning Minutes



**MINUTES
HOWARD COUNTY
VARIANCE BOARD OF ADJUSTMENT
October 15, 2014**

A meeting of the Howard County Variance Board of Adjustment was convened in open and public session on the 15th day of October, 2014 in the Assembly Room of the Howard County Courthouse, St. Paul, Nebraska.

Chairman Mike Nelson called the meeting to order at 7:30 p.m. Roll call showed 6 members present: Gary Craig, Clare Kurz, Fred Meyer, Mike Nelson, Terry Spilinek and Janet Thomsen. Also present were Cherri Klinginsmith, Howard County Zoning Administrator, Molly Tebo, Secretary, Kerin Smydra and Dianna Kuszak.

Zoning Administrator, Klinginsmith read the notice of the public meeting. An Affidavit was presented from the Phonograph-Herald dated the 1st day of October 2014 that this notice was published 10 days prior to the meeting. A proof of publication is filed in the Howard County Clerk's office.

The agenda and minutes were mailed to the Variance Board of Adjustment members prior to the meeting. A motion was made by Gary Craig and seconded by Fred Meyer to approve the minutes of the August 20, 2014 meeting. The motion carried on unanimous voice vote.

At 7:35 p.m. the public hearing on Kerin Smydra's Variance Application to allow a structure to be built on an existing subdivision lot line in the SW ¼ of Section 2-15-10, was open. Kerin stated that because of the setback regulations a corner portion of the new building will extend over the lot line. Her mother, Dianna Kuszak, owns the adjoining property and Kerin will eventually inherit that land. Ms. Kuszak was present at the meeting and stated she is okay with the placement of the new building. Fred Meyer made a motion to approve the variance application contingent on the Planning & Zoning Administrator witnessing Dianna Kuszak's Will that states her daughter will inherit the land. Terry Spilinek seconded the motion and the motion carried by unanimous voice vote 6-0. A Finding of Fact was completed (copy attached).

At 7:52 p.m. Gary Craig made a motion to adjourn the meeting and Clare Kurz seconded the motion. The motion carried by unanimous voice vote.

Molly Tebo, Secretary